

SNAPSHOT of HOME Program Performance--As of 06/30/10
Local Participating Jurisdictions with Rental Production Activities



Participating Jurisdiction (PJ):

State:

PJ's Total HOME Allocation Received:

PJ's Size Grouping*:

PJ Since (FY):

Category	PJ	State Average	State Rank	Nat'l Average	Nat'l Ranking (Percentile):*		
					Group	B	Overall
Program Progress:			PJs in State: 12				
% of Funds Committed	95.69 %	94.48 %	4	93.55 %	72	70	
% of Funds Disbursed	87.99 %	90.13 %	8	86.03 %	53	53	
Leveraging Ratio for Rental Activities	4.06	3.03	1	4.83	100	100	
% of Completed Rental Disbursements to All Rental Commitments***	96.36 %	93.66 %	8	81.34 %	63	55	
% of Completed CHDO Disbursements to All CHDO Reservations***	92.52 %	83.65 %	3	70.65 %	90	88	
Low-Income Benefit:							
% of 0-50% AMI Renters to All Renters	80.26 %	82.36 %	9	81.57 %	38	38	
% of 0-30% AMI Renters to All Renters***	50.00 %	47.40 %	6	45.66 %	59	58	
Lease-Up:							
% of Occupied Rental Units to All Completed Rental Units***	94.74 %	98.25 %	10	96.25 %	22	25	
Overall Ranking:			In State:	4 / 12	Nationally:	86 86	
HOME Cost Per Unit and Number of Completed Units:							
Rental Unit	\$15,222	\$18,408		\$27,146	152 Units	12.80 %	
Homebuyer Unit	\$12,947	\$14,781		\$15,140	431 Units	36.30 %	
Homeowner-Rehab Unit	\$13,150	\$15,536		\$20,860	605 Units	50.90 %	
TBRA Unit	\$0	\$2,121		\$3,210	0 Units	0.00 %	

* - A = PJ's Annual Allocation is greater than or equal to \$3.5 million (59 PJs)

B = PJ's Annual Allocation is less than \$3.5 million and greater than or equal to \$1 million (215 PJs)

C = PJ's Annual Allocation is less than \$1 million (284 PJs)

** - E.g., a percentile rank of 70 means that the performance exceeds that of 70% of PJs.

***- This category is double-weighted in compiling both the State Overall Ranking and the National Overall Ranking of each PJ.

Source: Data entered by HOME Participating Jurisdictions into HUD's Integrated Disbursement and Information System (IDIS)

Program and Beneficiary Characteristics for Completed Units

Participating Jurisdiction (PJ): Fort Wayne IN

Total Development Costs:
(average reported cost per unit in
HOME-assisted projects)

	Rental	Homebuyer	Homeowner
PJ:	\$30,626	\$58,876	\$13,937
State:*	\$64,811	\$75,849	\$19,661
National:**	\$97,127	\$76,352	\$23,684

CHDO Operating Expenses:
(% of allocation)

PJ: 0.7 %
National Avg: 1.2 %

R.S. Means Cost Index: 0.91

	Rental %	Homebuyer %	Homeowner %	TBRA %		Rental %	Homebuyer %	Homeowner %	TBRA %
RACE:					HOUSEHOLD TYPE:				
White:	39.0	44.3	52.1	0.0	Single/Non-Elderly:	36.3	29.9	20.8	0.0
Black/African American:	50.0	40.4	43.8	0.0	Elderly:	13.0	1.9	27.6	0.0
Asian:	0.7	2.6	0.0	0.0	Related/Single Parent:	31.5	30.9	28.8	0.0
American Indian/Alaska Native:	0.7	0.0	0.3	0.0	Related/Two Parent:	13.0	26.0	15.9	0.0
Native Hawaiian/Pacific Islander:	0.0	0.0	0.0	0.0	Other:	4.1	7.7	3.5	0.0
American Indian/Alaska Native and White:	0.0	0.2	0.0	0.0					
Asian and White:	0.0	0.2	0.0	0.0					
Black/African American and White:	0.0	0.7	0.0	0.0					
American Indian/Alaska Native and Black:	0.0	0.0	0.0	0.0					
Other Multi Racial:	0.0	1.4	0.0	0.0					
Asian/Pacific Islander:	1.4	0.5	0.0	0.0					
ETHNICITY:									
Hispanic	8.2	6.5	3.8	0.0					
HOUSEHOLD SIZE:					SUPPLEMENTAL RENTAL ASSISTANCE:				
1 Person:	37.0	24.4	37.5	0.0	Section 8:	12.3	2.1 [#]		
2 Persons:	20.5	19.3	25.6	0.0	HOME TBRA:	0.0			
3 Persons:	15.8	20.0	15.5	0.0	Other:	7.5			
4 Persons:	11.0	18.8	11.2	0.0	No Assistance:	80.1			
5 Persons:	11.0	8.1	6.4	0.0					
6 Persons:	0.7	4.6	2.6	0.0					
7 Persons:	2.1	1.2	0.7	0.0					
8 or more Persons:	2.1	0.5	0.3	0.0	# of Section 504 Compliant Units / Completed Units Since 2001			12	

* The State average includes all local and the State PJs within that state

** The National average includes all local and State PJs, and Insular Areas

Section 8 vouchers can be used for First-Time Homebuyer Downpayment Assistance.



— HOME PROGRAM —
SNAPSHOT WORKSHEET - RED FLAG INDICATORS
 Local Participating Jurisdictions with Rental Production Activities

Participating Jurisdiction (PJ): Fort Wayne State: IN Group Rank: 86
 (Percentile)
 State Rank: 4 / 12 PJs Overall Rank: 86
 (Percentile)
 Summary: 0 / Of the 5 Indicators are Red Flags

FACTOR	DESCRIPTION	THRESHOLD*	PJ RESULTS	RED FLAG
4	% OF COMPLETED RENTAL DISBURSEMENTS TO ALL RENTAL COMMITMENTS	< 74.60%	96.36	
5	% OF COMPLETED CHDO DISBURSEMENTS TO ALL CHDO RESERVATIONS	< 52.28%	92.52	
6	% OF RENTERS BELOW 50% OF AREA MEDIAN INCOME	< 70%**	80.26	
8	% OF OCCUPIED RENTAL UNITS TO ALL RENTAL UNITS	< 91.32%	94.74	
"ALLOCATION-YEARS" NOT DISBURSED***		> 3.030	1.96	

* This Threshold indicates approximately the lowest 20% of the PJs

** This percentage may indicate a problem with meeting the 90% of rental units and TBRA provided to households at 60% AMI requirement

*** Total of undisbursed HOME and ADDI funds through FY 2005 / FY2005 HOME and ADDI allocation amount. This is not a SNAPSHOT indicator, but a good indicator of program progress.

Source: Data entered by HOME Participating Jurisdictions into HUD's Integrated Disbursement and Information System (IDIS)

HOME Program Performance SNAPSHOT

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